

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 5

Property ID: R22169

Property Information

property address: 301 N TEXAS AVE

legal description: CITY OF BRYAN, BLOCK 43, LOT 1, PT OF 2

owner name/address: H & M WHOLESALE INC

4150 SH 6 S

COLLEGE STATION, TX 77845-8964

full business name: Shell Rapid Lube

land use category: Industrial

type of business: oil change services

current zoning: C3

occupancy status: vac

lot area (square feet): 6900

frontage along Texas Avenue (feet): 115

lot depth (feet): 60

sq. footage of building: 1428

property conforms to: ☐ min. lot area standards ☐ min. lot depth standards ☒ min. lot width standards

Improvements

of buildings: 1 building height (feet): 20 # of stories: 1

type of buildings (specify): Metal Siding

building/site condition: 3

buildings conform to minimum building setbacks: ☐ yes ☒ no (if no, specify) front

fr=10 / side=90 / prop side=15 / rear=8

approximate construction date: 1988

accessible to the public: ☒ yes ☐ no

possible historic resource: ☐ yes ☒ no

sidewalks along Texas Avenue: ☒ yes ☐ no

other improvements: ☐ yes ☒ no (specify)

(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☒ yes ☐ no

☐ dilapidated ☐ abandoned ☒ in-use

of signs: 1 type/material of sign: Plastic / Metal

overall condition (specify): Dented (fair)

removal of any dilapidated signs suggested? ☐ yes ☒ no (specify)

Off-street Parking

improved: ☒ yes ☐ no parking spaces striped: ☐ yes ☐ no

of available off-street spaces: 4

lot type: ☐ asphalt ☒ concrete ☐ other

space sizes: 18

sufficient off-street parking for existing land use: ☐ yes ☒ no

overall condition: Faded lines, cracked lot

end islands or bay dividers: ☐ yes ☒ no

landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue

how many: 2 curb types: ☒ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☒ yes ☐ no
if yes, which ones: the smaller of the two, not necessary

meet adjacent separation requirements: ☐ yes ☒ no meet opposite separation requirements: ☐ yes ☒ no

Landscaping

☐ yes ☒ no (if none is present) is there room for landscaping on the property? ☒ yes ☐ no

comments: anywhere, on corner, facing sidewalk along blkg
1 tree by dumpster

Outside Storage

☒ yes ☐ no (specify) 50 gal drum, oil containers, cleaning supplies
(Type of merchandise/material/equipment stored)

dumpsters present: ☒ yes ☐ no are dumpsters enclosed: ☒ yes ☐ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? N/A ☐ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☒ yes ☐ no

Other Comments:
